

From: [Becky Brooks](#)
To: [Planning](#)
Subject: Zoning change at 6909 Little Ranch
Date: Tuesday, July 16, 2024 3:01:02 PM

To Whom It May Concern-

We are wanting to make our opinion known regarding the re-zoning that is being requested at 6909 Little Ranch Rd. We DO NOT want this change made.

We own and live at the property at 6816 Little Ranch Rd. We desire to keep the integrity of this neighborhood by keeping the lots at their current size. It is our hope that this current zoning request will be turned down based on the deed restrictions already in place.

Thank you-
Tony and Becky Brooks
Sent from my iPhone

From: gary chambers
Sent: Tuesday, July 16, 2024 2:02 PM
To: Clayton Comstock
Subject: ZC24-0101 - 6909 Little Ranch Rd

Mr. Comstock,

Good evening. I hope all is well. I am writing in opposition to the above-mentioned zoning change.

The information presented online shows an oversized garage and an additional home being placed on one lot.

This area is zoned for 1 house per acre and the zoning for the city only allows for an out-building structure to total up to only 2000 sqft.

Please clarify if you would if the code is currently different than the 2000 sqft for out-structures.

We feel this could open the door to rental properties and Air BnB type properties.

Thanks

Gary Chambers
817-726-1730

From: [Clayton Comstock](#)
To: [Planning](#)
Subject: FW: ZC24-0101 - 6909 Little Ranch Rd
Date: Friday, August 2, 2024 1:09:32 PM
Attachments:

From: gary chambers
Sent: Friday, August 2, 2024 12:54 PM
To: Clayton Comstock
Subject: Re: ZC24-0101 - 6909 Little Ranch Rd

Mr. Comstock,

Good afternoon. I hope all is well today. I wanted to write in on this zoning case and let you know the following.

We are ok with the Oversized garage if the family would not do the additional dwelling.

This would still stick with the deed restrictions of 1 house per acre for this area.

Please feel free to call or email with any questions you may have.

Thanks
Gary Chambers

From: [Lori Hartzler](#)
To: [Planning](#)
Subject: ZC24-0101 - 6909 Little Ranch Road
Date: Wednesday, July 17, 2024 11:08:44 AM

As a homeowner on Little Ranch Road I would like to express my opposition to this request.
It is my vote that we keep this as a 1 Dwelling living per 1.8 acre.neighborhood.

Thank you
Lori Hartzler
6824 Little Ranch Road
NRH TX 76182

From: Gary Moody
Sent: Tuesday, July 30, 2024 9:47 PM
To: City Secretary
Subject: ZC24-0101

My understanding is now the Murrah's have decided to have one home and one barn on their property. This I can agree on. But no other structures.

Regards,

Gary Moody
6900 Little Ranch Rd
817.988.9675

From: [James Shaw](#)
To: [Planning](#)
Subject: CASE: ZC24-0101
Date: Monday, July 15, 2024 12:46:00 PM

James Shaw
6901 Little Ranch Rd
Blk 1 Lot 4 and 5
817-281-5396

I am in opposition to CASE: ZC24-0101. This is not an accessory dwelling it is a 2,354 square foot house and should go by all the requirements of a new house. One of the requirements in this area is one acre for a house. They want to put two houses on a 1.84-acre lot and that is not allowed we must when thru this with Case: ZC23-0089 at 6809 Little Ranch Rd. Lot 7, Block 1 Morgan Meadows. You did not allow this for Lot 7, so you cannot allow it for Lot 3.

If CASE: ZC24-0101 is approved, I think you need to do a drainage study.

On Lot 2 and Lot 5 you required them to raise the foundation level about 3 feet above grade. Is this going to be required for these two houses and the building? If so the drives and walks will have to be raised to meet the houses. The older houses are just 5-6 inches above grade. The driveways and walks and roof tops are replacing the grass and dirt and is going to cause more runoff. The drainage is North to South and West to East to the paved channel East of Little Ranch the drainage ditch west is uphill and does not help. I was here when we had a summer storm that lasted about an hour that filled the neighbor's 6-inch rain gauge and got into the house at 6809 and mine and I was told 2 others.

From: James Shaw
Sent: Wednesday, August 7, 2024 7:58 AM
To: Clayton Comstock
Subject: Amended CASE: ZC24-0101

James Shaw
6901 Little Ranch Rd
817-281-5396

Jake Murrah said they withdrew the request for the accessory dwelling unit and wants me to send another email that I do not oppose the amended case request for garage building only. I cannot find the amended case without the dwelling unit. Could you tell me where to find it or email a copy to

Thanks
James Shaw